

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Bois Blanc Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	43,582,500
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	43,748,450
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	0.9962

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	49,417,000
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	43,777,697
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.1288

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.1245
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24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	38	1,422,850	1.1245	1,599,995	3,906,150	40.96%
2021	10/2021-03/2022	12	747,300	1.1245	840,339	1,541,000	54.53%
12 Month Total Sales		50	12 Month Total Sales		2,440,334	5,447,150	44.80%
2022	04/2022-09/2022	25	707,350	1.1288	798,457	1,801,450	44.32%
2022	10/2022-03/2023	15	343,600	1.1288	387,856	1,087,900	35.65%
12 Month Total Sales		40	12 Month Total Sales		1,186,313	2,889,350	41.06%
24 Month Total Sales		90	24 Month Total Sales		3,626,647	8,336,500	
*24 Month Mean Adjusted Ratio							42.93%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	15	343,600	1.1288	387,856	1,087,900	35.65%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		15	12 Month Total Sales		387,856	1,087,900	
** 12 Month Aggregate Adjusted Ratio							35.65%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

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County Name: Mackinac County	City or Township Name: Brevort Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	42,092,600
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	40,827,732
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0310

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	44,233,200
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	41,832,000
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.0574

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.0902
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24 Month Sales Study

A		B	C	D	E	F	G	H
Year of Assessment		Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	16	750,700	1.0902	818,413	1,919,910	42.63%	
2021	10/2021-03/2022	11	415,900	1.0902	453,414	795,500	57.00%	
12 Month Total Sales		27	12 Month Total Sales		1,271,827	2,715,410	46.84%	
2022	04/2022-09/2022	13	770,700	1.0574	814,938	1,661,700	49.04%	
2022	10/2022-03/2023	5	217,000	1.0574	229,456	389,000	58.99%	
12 Month Total Sales		18	12 Month Total Sales		1,044,394	2,050,700	50.93%	
24 Month Total Sales		45	24 Month Total Sales		2,316,221	4,766,110		
*24 Month Mean Adjusted Ratio							48.89%	

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	5	217,000	1.0574	229,456	389,000	58.99%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		5	12 Month Total Sales		229,456	389,000	
** 12 Month Aggregate Adjusted Ratio							58.99%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

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2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

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County Name: Mackinac County	City or Township Name: Clark Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	244,340,200
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	231,494,081
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0555

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	277,865,721
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	245,550,100
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.1316

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.1944
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24 Month Sales Study

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	61	4,363,600	1.1944	5,211,884	11,213,700	46.48%
2021	10/2021-03/2022	37	2,359,200	1.1944	2,817,828	6,744,251	41.78%
12 Month Total Sales		98	12 Month Total Sales		8,029,712	17,957,951	44.71%
2022	04/2022-09/2022	50	3,500,400	1.1316	3,961,053	9,187,199	43.11%
2022	10/2022-03/2023	20	1,532,100	1.1316	1,733,724	4,057,500	42.73%
12 Month Total Sales		70	12 Month Total Sales		5,694,777	13,244,699	43.00%
24 Month Total Sales		168	24 Month Total Sales		13,724,489	31,202,650	
*24 Month Mean Adjusted Ratio							43.86%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	20	1,532,100	1.1316	1,733,724	4,057,500	42.73%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		20	12 Month Total Sales		1,733,724	4,057,500	
** 12 Month Aggregate Adjusted Ratio							42.73%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

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County Name: Mackinac County	City or Township Name: Garfield Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	72,684,882
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	69,230,440
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0499

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	82,099,823
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	72,703,016
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.1292

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.1855
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24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	50	1,688,462	1.1855	2,001,672	4,241,824	47.19%
2021	10/2021-03/2022	41	1,078,477	1.1855	1,278,534	2,659,751	48.07%
12 Month Total Sales		91	12 Month Total Sales		3,280,206	6,901,575	47.53%
2022	04/2022-09/2022	12	285,038	1.1292	321,865	776,500	41.45%
2022	10/2022-03/2023	11	562,532	1.1292	635,211	1,675,500	37.91%
12 Month Total Sales		23	12 Month Total Sales		957,076	2,452,000	39.03%
24 Month Total Sales		114	24 Month Total Sales		4,237,282	9,353,575	
*24 Month Mean Adjusted Ratio							43.28%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	11	562,532	1.1292	635,211	1,675,500	37.91%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		11	12 Month Total Sales		635,211	1,675,500	
** 12 Month Aggregate Adjusted Ratio							37.91%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

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County Name: Mackinac County	City or Township Name: Mackinac Island City
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	202,295,150
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	201,586,200
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0035

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	220,447,450
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	202,208,350
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.0902

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.0940
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24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	20	3,764,100	1.0940	4,117,925	8,530,500	48.27%
2021	10/2021-03/2022	15	1,357,700	1.0940	1,485,324	3,416,800	43.47%
12 Month Total Sales		35	12 Month Total Sales		5,603,249	11,947,300	46.90%
2022	04/2022-09/2022	8	1,446,700	1.0902	1,577,192	3,279,000	48.10%
2022	10/2022-03/2023	9	570,750	1.0902	622,232	1,366,250	45.54%
12 Month Total Sales		17	12 Month Total Sales		2,199,424	4,645,250	47.35%
24 Month Total Sales		52	24 Month Total Sales		7,802,673	16,592,550	
*24 Month Mean Adjusted Ratio							47.13%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	9	570,750	1.0902	622,232	1,366,250	45.54%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		9	12 Month Total Sales		622,232	1,366,250	
** 12 Month Aggregate Adjusted Ratio							45.54%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

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2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

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County Name: Mackinac County	City or Township Name: Marquette Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 4051. 40,798,700
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 4032. 39,112,900
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2 3. 1.0431

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 4054. 49,246,950
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 4035. 41,704,170
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5 6. 1.1809

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 67. 1.2318

24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	21	661,400	1.2318	814,713	1,907,400	42.71%
2021	10/2021-03/2022	11	314,500	1.2318	387,401	653,900	59.24%
12 Month Total Sales		32	12 Month Total Sales		1,202,114	2,561,300	46.93%
2022	04/2022-09/2022	14	713,500	1.1809	842,572	2,067,900	40.75%
2022	10/2022-03/2023	8	369,000	1.1809	435,752	932,600	46.72%
12 Month Total Sales		22	12 Month Total Sales		1,278,324	3,000,500	42.60%
24 Month Total Sales		54	24 Month Total Sales		2,480,438	5,561,800	
*24 Month Mean Adjusted Ratio							44.77%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

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Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	8	369,000	1.1809	435,752	932,600	46.72%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		8	12 Month Total Sales		435,752	932,600	
** 12 Month Aggregate Adjusted Ratio							46.72%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

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County Name: Mackinac County	City or Township Name: Moran Township
Classification of Property (Ag, Com, Res, etc.) COMMERCIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 2051. 12,528,900
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 2032. 12,016,500
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2 3. 1.0426

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 2054. 13,718,500
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 2035. 12,984,400
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5 6. 1.0565

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 67. 1.1015

24 Month Sales Study

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Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	3	296,300	1.1015	326,374	600,000	54.40%
2021	10/2021-03/2022	2	272,400	1.1015	300,049	667,500	44.95%
12 Month Total Sales		5	12 Month Total Sales		626,423	1,267,500	49.42%
2022	04/2022-09/2022	0	0	1.0565	0	0	0.00%
2022	10/2022-03/2023	3	351,400	1.0565	371,254	840,000	44.20%
12 Month Total Sales		3	12 Month Total Sales		371,254	840,000	44.20%
24 Month Total Sales		8	24 Month Total Sales		997,677	2,107,500	
*24 Month Mean Adjusted Ratio							46.81%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

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Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	3	351,400	1.0565	371,254	840,000	44.20%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		3	12 Month Total Sales		371,254	840,000	
** 12 Month Aggregate Adjusted Ratio							44.20%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Moran Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 4051. 81,766,800
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 4032. 78,314,000
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2 3. 1.0441

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 4054. 86,175,800
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 4035. 81,759,000
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5 6. 1.0540

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 67. 1.1005

24 Month Sales Study

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	19	1,332,900	1.1005	1,466,856	3,191,799	45.96%
2021	10/2021-03/2022	16	886,600	1.1005	975,703	2,391,000	40.81%
12 Month Total Sales		35	12 Month Total Sales		2,442,559	5,582,799	43.75%
2022	04/2022-09/2022	13	718,600	1.0540	757,404	1,659,500	45.64%
2022	10/2022-03/2023	6	278,000	1.0540	293,012	636,000	46.07%
12 Month Total Sales		19	12 Month Total Sales		1,050,416	2,295,500	45.76%
24 Month Total Sales		54	24 Month Total Sales		3,492,975	7,878,299	
*24 Month Mean Adjusted Ratio							44.76%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	6	278,000	1.0540	293,012	636,000	46.07%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		6	12 Month Total Sales		293,012	636,000	
** 12 Month Aggregate Adjusted Ratio							46.07%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 *March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.*

2022 *March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.*

2023 *March Board of Review valuations are compared with sales transacted during April through September of 2023.*

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Newton Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	35,065,100
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	32,934,500
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0647

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	36,275,350
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	34,835,100
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.0413

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.1087
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24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	16	838,200	1.1087	929,312	1,877,000	49.51%
2021	10/2021-03/2022	17	664,200	1.1087	736,399	1,642,300	44.84%
12 Month Total Sales		33	12 Month Total Sales		1,665,711	3,519,300	47.33%
2022	04/2022-09/2022	10	458,200	1.0413	477,124	1,212,700	39.34%
2022	10/2022-03/2023	8	400,700	1.0413	417,249	1,175,000	35.51%
12 Month Total Sales		18	12 Month Total Sales		894,373	2,387,700	37.46%
24 Month Total Sales		51	24 Month Total Sales		2,560,084	5,907,000	
*24 Month Mean Adjusted Ratio							42.40%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	8	400,700	1.0413	417,249	1,175,000	35.51%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		8	12 Month Total Sales		417,249	1,175,000	
** 12 Month Aggregate Adjusted Ratio							35.51%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Portage Township
Classification of Property (Ag, Com, Res, etc.) COMMERCIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 205	1.	6,903,900
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 203	2.	6,072,600
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.1369

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 205	4.	7,482,700
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 203	5.	7,056,400
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.0604

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.2056
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24 Month Sales Study

A		B	C	D	E	F	G	H
Year of Assessment		Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	2	108,000	1.2056	130,205	372,000	35.00%	
2021	10/2021-03/2022	3	187,600	1.2056	226,171	550,000	41.12%	
12 Month Total Sales		5	12 Month Total Sales		356,376	922,000	38.65%	
2022	04/2022-09/2022	1	86,100	1.0604	91,300	220,000	41.50%	
2022	10/2022-03/2023	1	226,000	1.0604	239,650	428,000	55.99%	
12 Month Total Sales		2	12 Month Total Sales		330,950	648,000	51.07%	
24 Month Total Sales		7	24 Month Total Sales		687,326	1,570,000		
*24 Month Mean Adjusted Ratio							44.86%	

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	1	226,000	1.0604	239,650	428,000	55.99%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		1	12 Month Total Sales		239,650	428,000	
** 12 Month Aggregate Adjusted Ratio							55.99%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Portage Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	93,597,300
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	83,630,100
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.1192

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	103,739,300
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	94,626,800
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.0963

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.2270
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24 Month Sales Study

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	41	2,052,700	1.2270	2,518,663	4,935,700	51.03%
2021	10/2021-03/2022	18	741,900	1.2270	910,311	1,999,800	45.52%
12 Month Total Sales		59	12 Month Total Sales		3,428,974	6,935,500	49.44%
2022	04/2022-09/2022	25	1,489,100	1.0963	1,632,500	4,116,700	39.66%
2022	10/2022-03/2023	17	909,100	1.0963	996,646	2,721,400	36.62%
12 Month Total Sales		42	12 Month Total Sales		2,629,146	6,838,100	38.45%
24 Month Total Sales		101	24 Month Total Sales		6,058,120	13,773,600	
*24 Month Mean Adjusted Ratio							43.95%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	17	909,100	1.0963	996,646	2,721,400	36.62%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		17	12 Month Total Sales		996,646	2,721,400	
** 12 Month Aggregate Adjusted Ratio							36.62%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Saint Ignace City
Classification of Property (Ag, Com, Res, etc.) COMMERCIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 205	1.	38,317,200
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 203	2.	34,898,500
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.0980

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 205	4.	42,415,200
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 203	5.	38,497,100
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.1018

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.2098
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24 Month Sales Study

				E	F	G	H
A	B	C	D	Applicable	Adjusted	Total	Adjusted
Year of	Sales	Number	Total Assessed	Adjustment	Assessed	Adjusted	% Ratio
Assessment	Period	of Sales	Value for Sales	Modifier	Value	Prices	(col. F ÷ col. G)
2021	04/2021-09/2021	3	394,600	1.2098	477,387	853,000	55.97%
2021	10/2021-03/2022	5	1,372,700	1.2098	1,660,692	3,350,000	49.57%
12 Month Total Sales		8	12 Month Total Sales		2,138,079	4,203,000	50.87%
2022	04/2022-09/2022	3	289,600	1.1018	319,081	740,000	43.12%
2022	10/2022-03/2023	4	636,200	1.1018	700,965	1,598,000	43.87%
12 Month Total Sales		7	12 Month Total Sales		1,020,046	2,338,000	43.63%
24 Month Total Sales		15	24 Month Total Sales		3,158,125	6,541,000	
*24 Month Mean Adjusted Ratio							47.25%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	4	636,200	1.1018	700,965	1,598,000	43.87%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		4	12 Month Total Sales		700,965	1,598,000	
** 12 Month Aggregate Adjusted Ratio							43.87%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Saint Ignace City
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1. <u>71,034,500</u>
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2. <u>63,154,800</u>
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3. <u>1.1248</u>

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4. <u>82,040,920</u>
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5. <u>69,949,300</u>
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6. <u>1.1729</u>

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7. <u>1.3193</u>
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24 Month Sales Study

A Year of Assessment	B Sales Period	C Number of Sales	D Total Assessed Value for Sales	E Applicable Adjustment Modifier	F Adjusted Assessed Value	G Total Adjusted Prices	H Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	26	1,424,600	1.3193	1,879,475	3,481,300	53.99%
2021	10/2021-03/2022	20	1,230,800	1.3193	1,623,794	3,723,988	43.60%
12 Month Total Sales		46	12 Month Total Sales		3,503,269	7,205,288	48.62%
2022	04/2022-09/2022	13	941,600	1.1729	1,104,403	2,445,237	45.17%
2022	10/2022-03/2023	14	1,220,600	1.1729	1,431,642	3,559,400	40.22%
12 Month Total Sales		27	12 Month Total Sales		2,536,045	6,004,637	42.23%
24 Month Total Sales		73	24 Month Total Sales		6,039,314	13,209,925	
*24 Month Mean Adjusted Ratio							45.43%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A Year of Assessment	B Sales Period	C Number of Sales	D Total Assessed Value for Sales	E Applicable Adjustment Modifier	F Adjusted Assessed Value	G Total Prices for Sales	H Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	14	1,220,600	1.1729	1,431,642	3,559,400	40.22%
2024	04/2023-09/2023	1	121,200	1.0000	121,200	320,000	37.88%
12 Month Total Sales		15	12 Month Total Sales		1,552,842	3,879,400	
** 12 Month Aggregate Adjusted Ratio							40.03%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.

2023 24 and 12 Month Sales Ratio Study for Determining the 2024 Starting BaseThis form is utilized with your Sales Ratio Study to determine the ratio and true cash value amounts entered on Form 603, *Analysis for Equalized Valuation***NOTE: PAGE 2 CONTAINS INSTRUCTIONS THAT SHOULD BE REVIEWED PRIOR TO COMPLETING THIS FORM**

County Name: Mackinac County	City or Township Name: Saint Ignace Township
Classification of Property (Ag, Com, Res, etc.) RESIDENTIAL	

2021 to 2022 Adjustment Modifier

1. Enter the assessed valuation after adjustment from the 2022 form L-4023 line 405	1.	40,839,400
2. Enter the assessed valuation before adjustment from the 2022 form L-4023 line 403	2.	35,120,300
3. 2021 to 2022 Adjustment Modifier. Divide line 1 by line 2	3.	1.1628

2022 to 2023 Adjustment Modifier

4. Enter the assessed valuation after adjustment from the 2023 form L-4023 line 405	4.	48,209,100
5. Enter the assessed valuation before adjustment from the 2023 form L-4023 line 403	5.	40,750,400
6. 2022 to 2023 Adjustment Modifier. Divide line 4 by line 5	6.	1.1830

2021 to 2023 Adjustment Modifier

7. 2021 to 2023 Adjustment Modifier. Multiply line 3 by line 6	7.	1.3756
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24 Month Sales Study

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Adjusted Prices	Adjusted % Ratio (col. F ÷ col. G)
2021	04/2021-09/2021	18	784,300	1.3756	1,078,883	1,938,400	55.66%
2021	10/2021-03/2022	14	637,700	1.3756	877,220	1,925,400	45.56%
12 Month Total Sales		32	12 Month Total Sales		1,956,103	3,863,800	50.63%
2022	04/2022-09/2022	15	578,900	1.1830	684,839	1,561,600	43.85%
2022	10/2022-03/2023	18	765,600	1.1830	905,705	1,817,000	49.85%
12 Month Total Sales		33	12 Month Total Sales		1,590,544	3,378,600	47.08%
24 Month Total Sales		65	24 Month Total Sales		3,546,647	7,242,400	
*24 Month Mean Adjusted Ratio							48.86%

*** Important:**

For sales from April 2021 through March 2022, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the 12 month 'Adjusted % Ratio'. Repeat this process for sales from April 2022 through March 2023. Finally, sum the two 'Adjusted % Ratios' and divide the result by 2 to get the 'Mean Adjusted Ratio'. The 'Mean Adjusted Ratio' in column H is carried to Form 603 (L-4018).

12 Month / Single Year Sales Study**L-4047**

A	B	C	D	E	F	G	H
Year of Assessment	Sales Period	Number of Sales	Total Assessed Value for Sales	Applicable Adjustment Modifier	Adjusted Assessed Value	Total Prices for Sales	Adjusted Ratio % (col. F ÷ col. G)
2023	10/2022-03/2023	18	765,600	1.1830	905,705	1,817,000	49.85%
2024	04/2023-09/2023	0	0	1.0000	0	0	0.00%
12 Month Total Sales		18	12 Month Total Sales		905,705	1,817,000	
** 12 Month Aggregate Adjusted Ratio							49.85%

**** Important:**

For sales from October 2022 through September 2023, divide the 12 month total 'Adjusted Assessed Value' by the 'Total Prices for Sales' to get the '12 Month Aggregate Adjusted % Ratio'. The 'Aggregate Adjusted Ratio' in column H is carried to Form 603 (L-4018).

2021 March Board of Review valuations are compared with sales transacted during the last nine months of 2021 and those transacted in the first three months of 2022.

2022 March Board of Review valuations are compared with sales transacted during the last nine months of 2022 and those transacted in the first three months of 2023.

2023 March Board of Review valuations are compared with sales transacted during April through September of 2023.